

WALTON BUILDING REMODEL

885 Janesville Street, Whitewater, WI 53190

DRAWING INDEX:

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PROJECT DESCRIPTION:

REMODEL EXISTING OFFICE SPACE (MAIN AND UPPER FLOOR) INTO 1-BEDROOM, 2-BEDROOM AND 3-BEDROOM APARTMENTS. REMODEL TO INCLUDE A NEW EXIT STAIR.

IEBC LEVEL III ALTERATION

EXISTING LIVING UNITS:
MAIN FLOOR:
3) 1-BEDROOM UNITS
UPPER FLOOR:
3) EFFICIENCY UNITS
2) 1-BEDROOM UNITS
2) 2-BEDROOM UNITS
1) 3-BEDROOM UNIT

PROPOSED (NEW) LIVING UNITS:
MAIN FLOOR:
2) 1-BEDROOM UNITS
2) 2-BEDROOM UNITS
UPPER FLOOR:
1) 1-BEDROOM UNIT
1) 2-BEDROOM UNIT
2) 3-BEDROOM UNIT

BUILDING INFORMATION:

CONSTRUCTION TYPE:	TYPE IIB *
MAIN FLOOR GROSS AREA:	12,200 S.F.
MAIN FLOOR REMODEL AREA:	3,915 S.F.
UPPER FLOOR GROSS AREA:	7,800 S.F.
UPPER FLOOR REMODEL AREA:	4,400 S.F.
TOTAL REMODEL AREA:	8,315 S.F.
NO. OF FLOORS:	2
OCCUPANCY GROUP:	B / R-2 / 5-1
SPRINKLERED:	PARTIAL: NFPA 13R AT PROPOSED REMODEL AREA

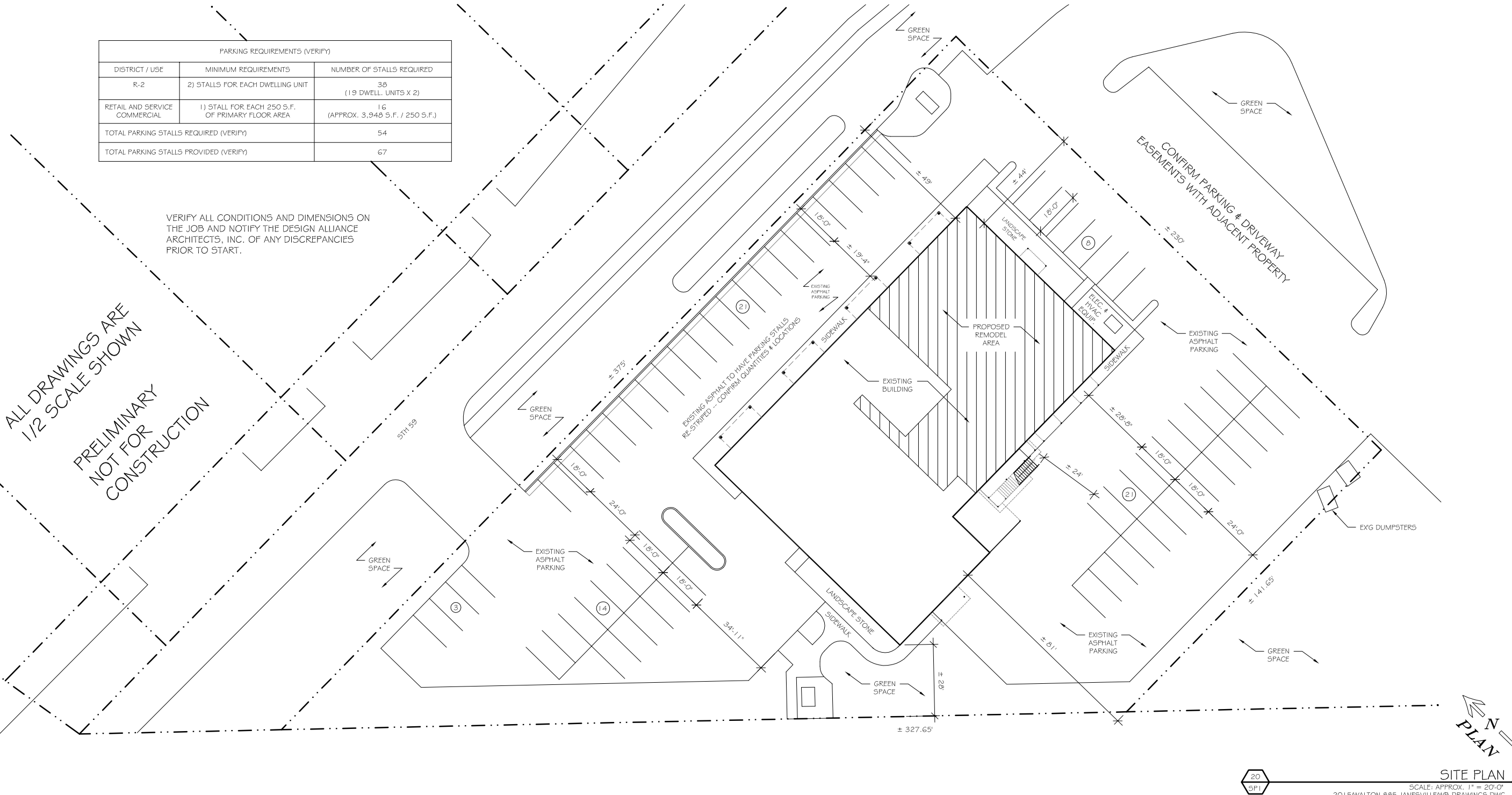
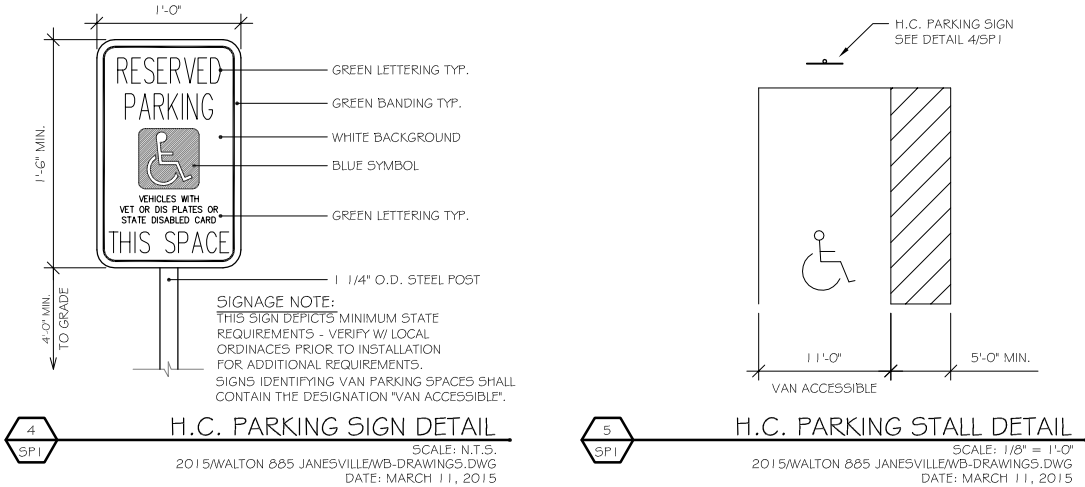
* BUILDING WAS ORIGINALLY CONSTRUCTED TO COMM 51.03(6) TYPE 6 STANDARDS.

PARKING REQUIREMENTS (VERIFY)		
DISTRICT / USE	MINIMUM REQUIREMENTS	NUMBER OF STALLS REQUIRED
R-2	2) STALLS FOR EACH DWELLING UNIT	38 (19 DWELL. UNITS X 2)
RETAIL AND SERVICE COMMERCIAL	1) STALL FOR EACH 250 S.F. OF PRIMARY FLOOR AREA	16 (APPROX. 3,948 S.F. / 250 S.F.)
TOTAL PARKING STALLS REQUIRED (VERIFY)		54
TOTAL PARKING STALLS PROVIDED (VERIFY)		67

VERIFY ALL CONDITIONS AND DIMENSIONS ON THE JOB AND NOTIFY THE DESIGN ALLIANCE ARCHITECTS, INC. OF ANY DISCREPANCIES PRIOR TO START.

ALL DRAWINGS ARE
1/2 SCALE SHOWN

PRELIMINARY
NOT FOR
CONSTRUCTION



eDesign Alliance Architects, Inc.

1003 Madison Avenue
Fort Atkinson, WI

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FAX (920) 566-7058

WALTON BUILDING REMODEL
885 Janesville Street
Whitewater, WI

DRAWING NAMES	
SITE PLAN	
DRAWING INDEX	
H.C. PARKING DETAILS	
REVISIONS	
PROJECT DATA	
DATE:	8/18/2023
DRAWN BY:	CL
CHECKED BY:	P.W.
SHEET NO.	
SP-1	

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EXISTING WALLS TO
BE REMOVED

CM



SCALE: N.T.S.
2015/WALTON 885 JANESVILLE/WB-DRAWINGS.DWG
DATE: MARCH 11, 2015



SITE AERIAL PHOTO

SCALE: APPROX. 1" = 20'-0"
2015/WALTON 885 JANSVILLE/WB-DRAWINGS.DWG
DATE: MARCH 11, 2015

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DRAWING NAMES

SITE AERIAL PHOTO

LEGEND

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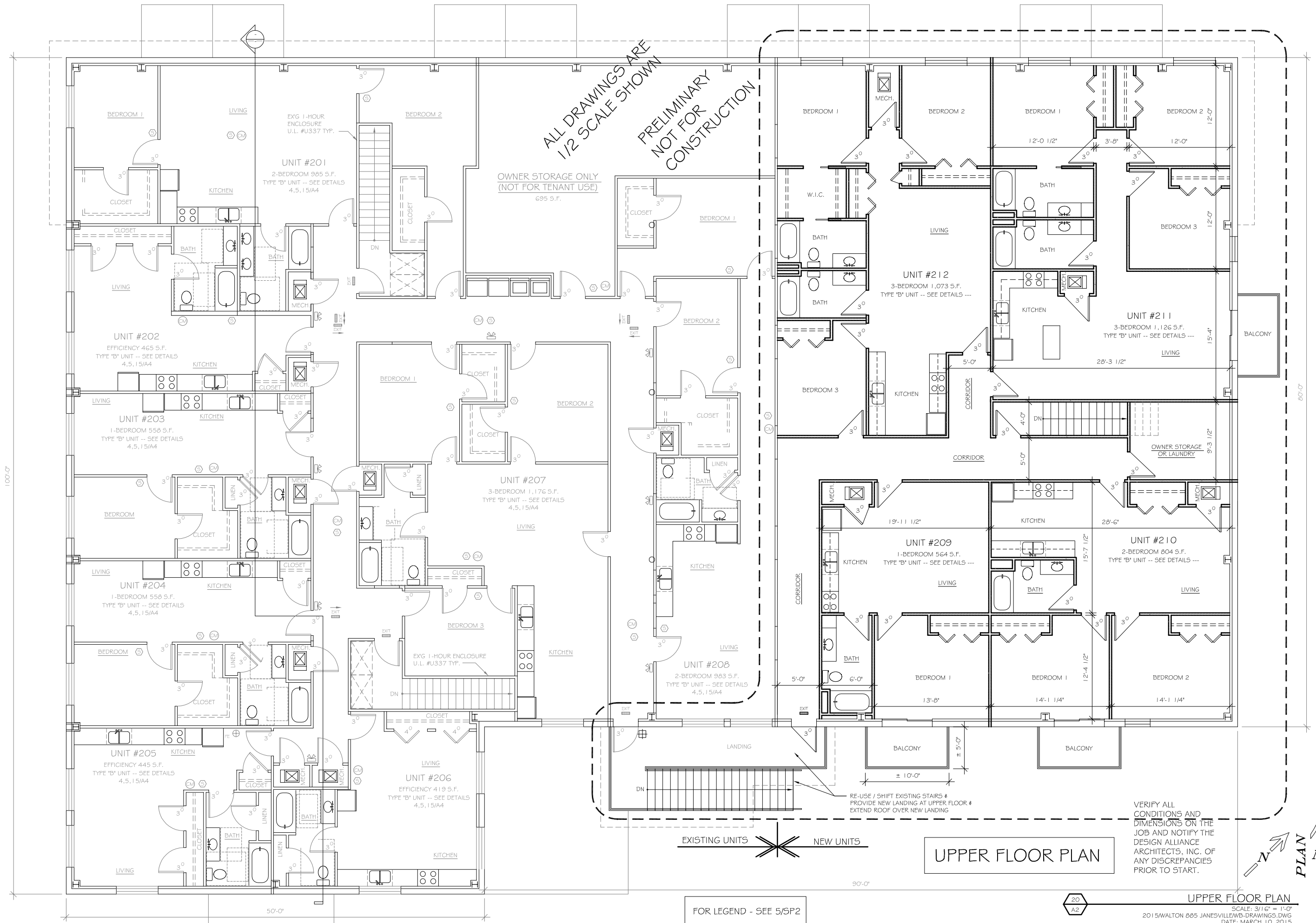
SHEET NO.

SP-2

the Design Alliance Architects, Inc.

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WALTON BUILDING REMODEL
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DRAWING NAMES

UPPER FLOOR PLAN

REVISIONS

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A-2

Design Alliance

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WINDOW NOTES:

1. VINYL FRAME, DOUBLE-PANE
LOW-E, U-VALUE .35 OR BETTER

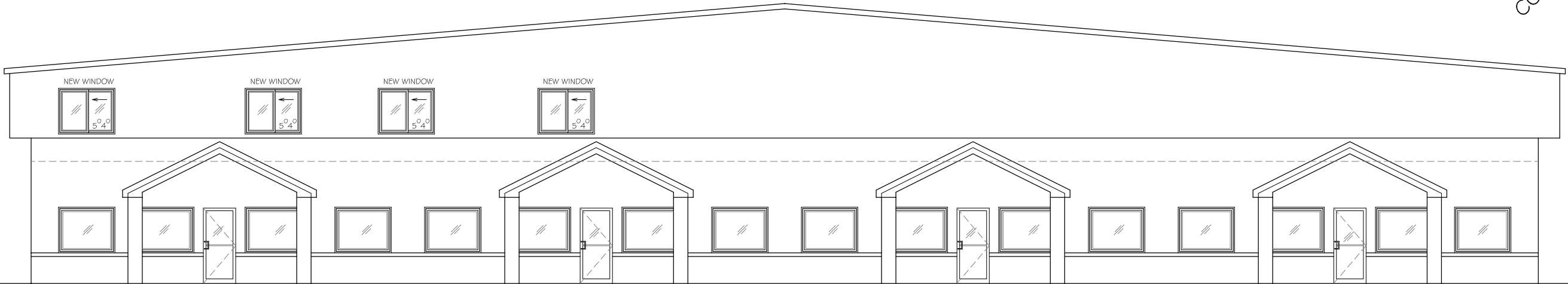
DOOR NOTES:

1. ALL DOORS TO RECEIVE ADA
COMPLIANT "LEVER" DOOR HANDELS
2. DOORS TO HAVE U-VALUE
OF .10 OR BETTER
3. SAFETY GLAZING IS REQUIRED IN ALL
DOORS THAT CONTAIN WINDOWS

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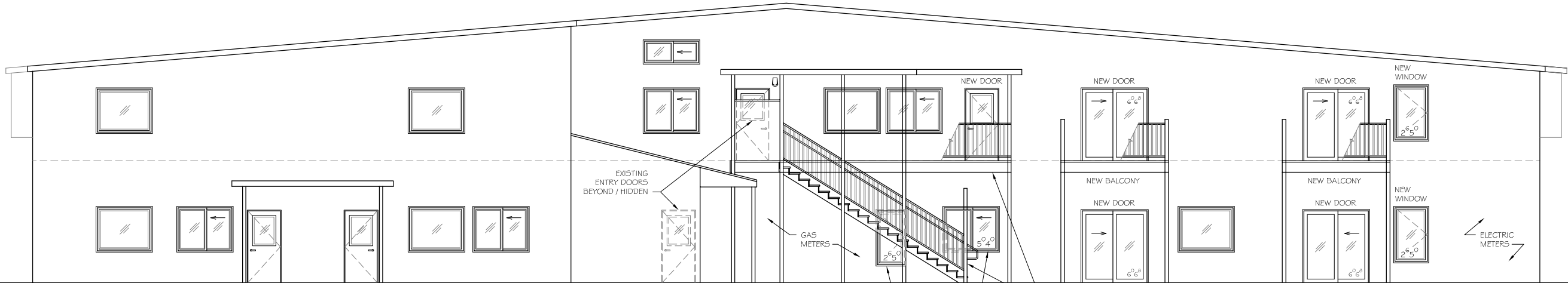
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20
A3

NORTH ELEVATION

SCALE: 3/16" = 1'-0"
2015/WALTON 885 JANESVILLE/WB-DRAWINGS.DWG
DATE: MARCH 13, 2015



15
A3

SOUTH ELEVATION

SCALE: 3/16" = 1'-0"
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ELEVATIONS

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A-3

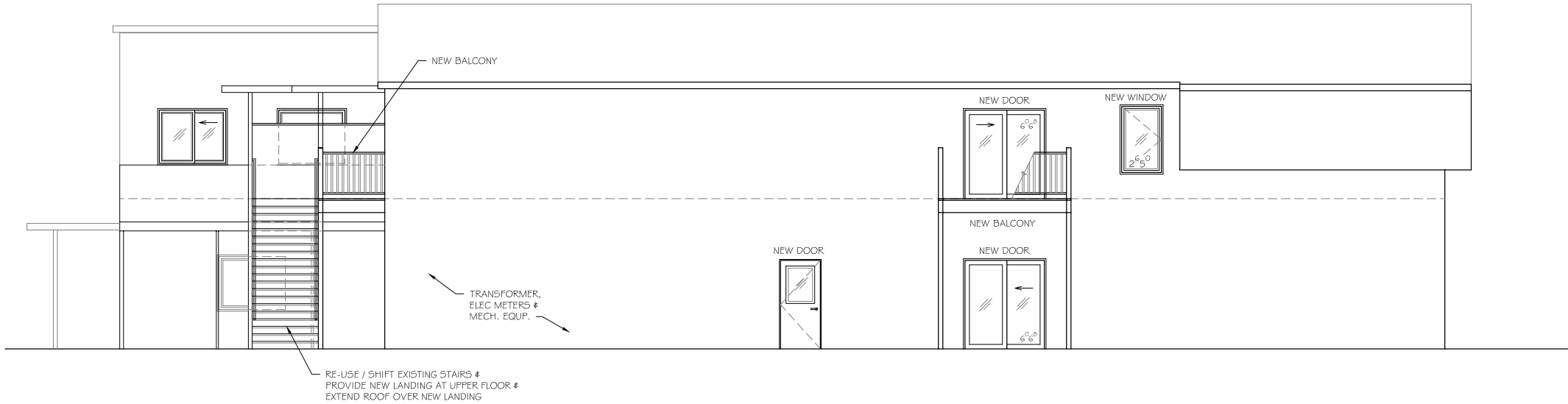
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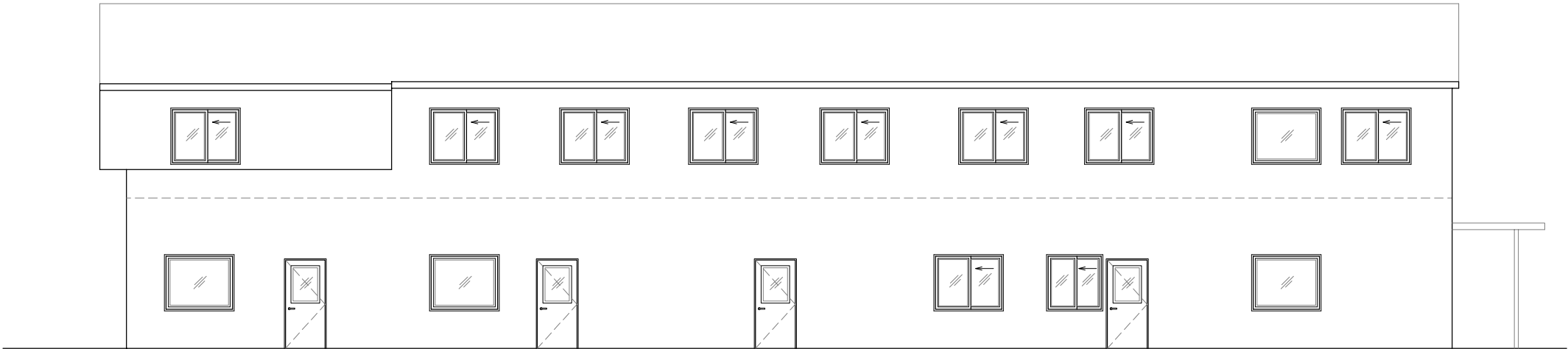
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10 EAST ELEVATION
A4
SCALE: 3/16" = 1'-0"
2015/WALTON 885 JANESVILLE/WB-DRAWINGS.DWG
DATE: MARCH 13, 2015



20 WEST ELEVATION
A4
SCALE: 3/16" = 1'-0"
2015/WALTON 885 JANESVILLE/WB-DRAWINGS.DWG
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DRAWING NAMES

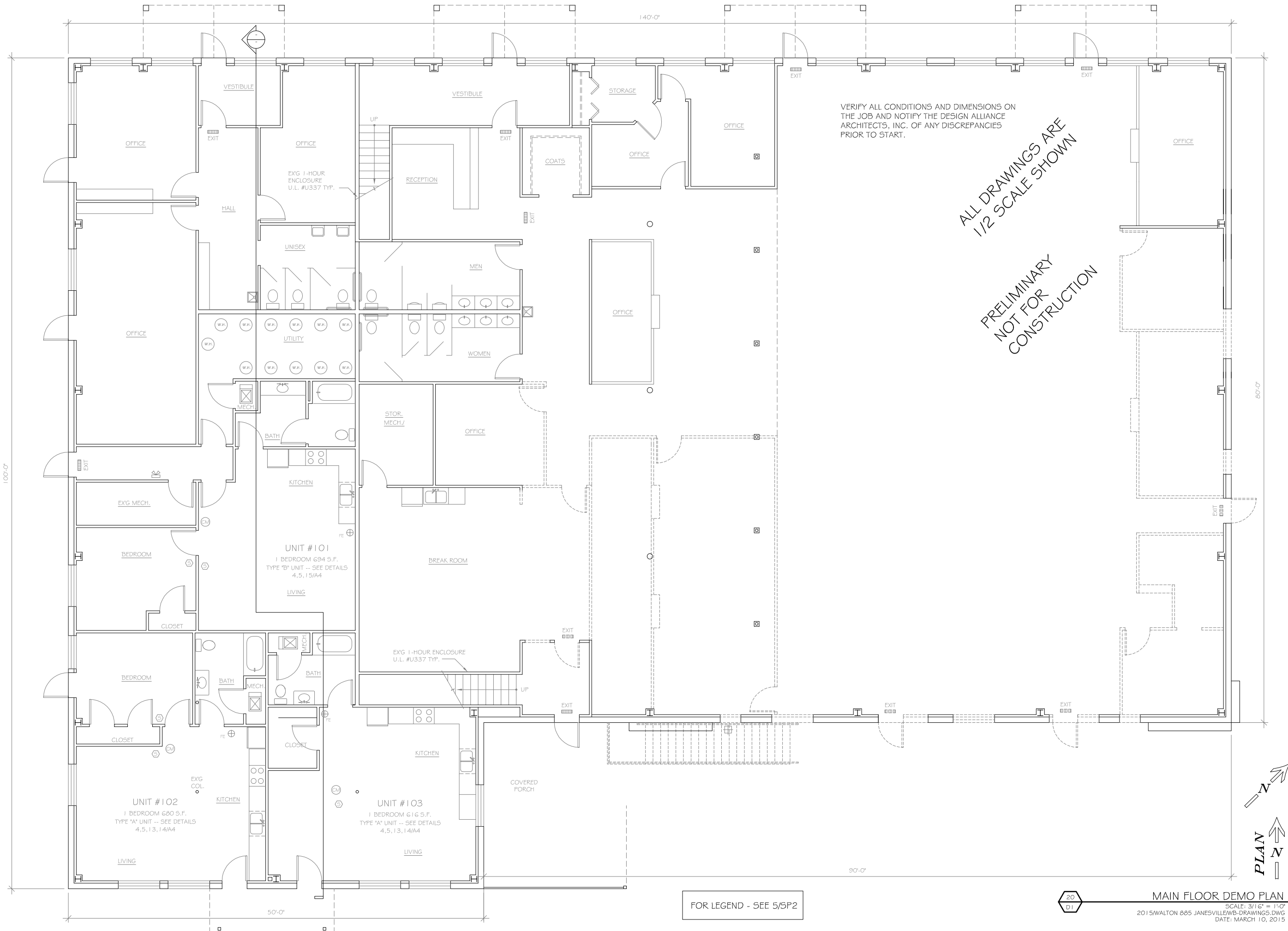
ELEVATION
ADA DETAILS
LEGEND
LIGHT & VENT CALCS

REVISIONS

PROJECT DATA

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FOR LEGEND - SEE 5/5P2

20
D1

MAIN FLOOR DEMO PLAN

SCALE: 3/16" = 1'-0"
2015/WALTON 885 JANESVILLE/WB-DRAWING5.DWG
DATE: MARCH 10, 2015

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MAIN FLOOR DEMO PLAN

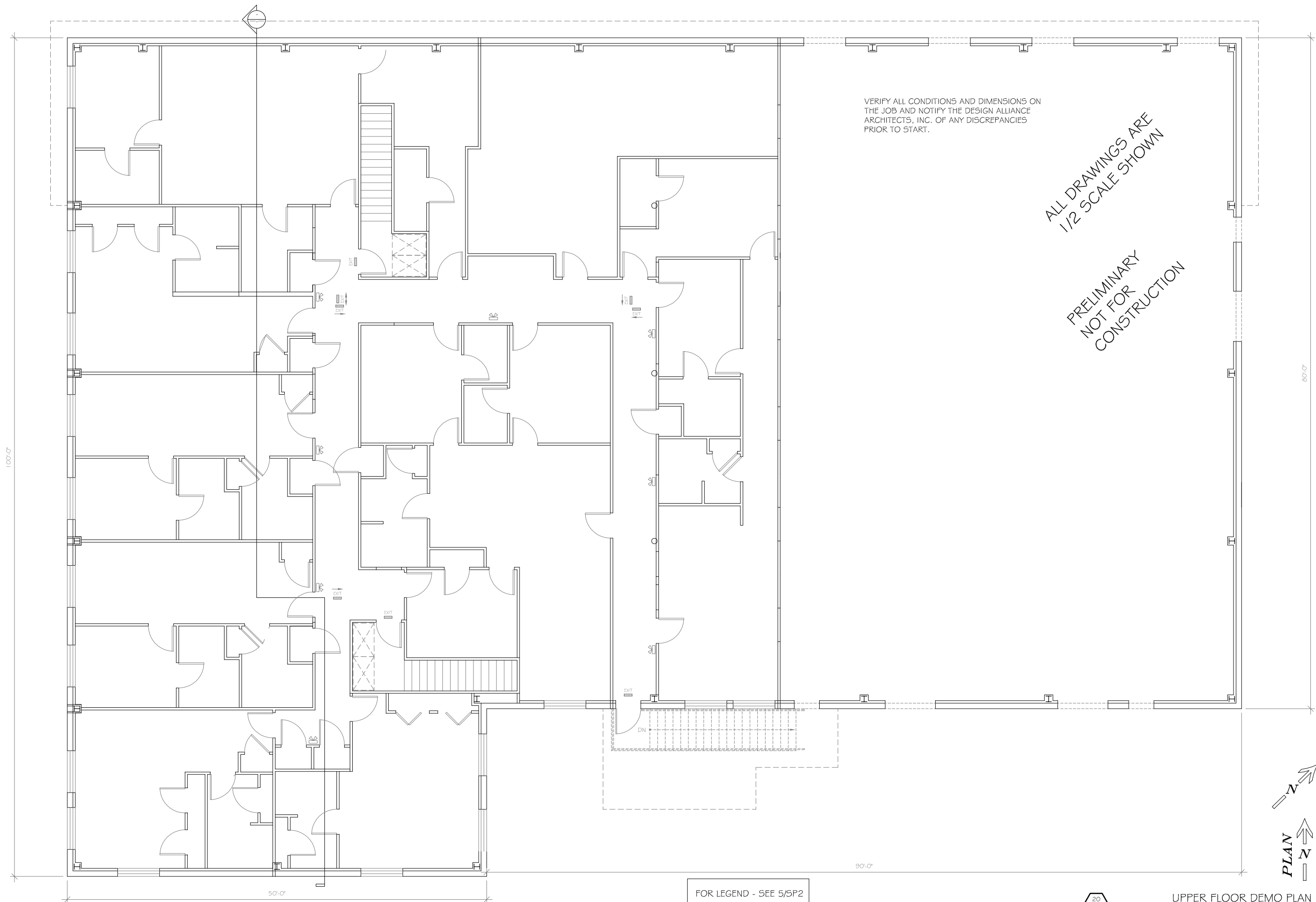
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SHEET NO.

D-1



FOR LEGEND - SEE 5/SP2

UPPER FLOOR DEMO PLAN

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UPPER FLOOR DEMO PLAN

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